



County of San Diego

GARY W. ERBECK
DIRECTOR

DEPARTMENT OF ENVIRONMENTAL HEALTH
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JACK MILLER
ASSISTANT DIRECTOR

January 16, 2009

Mr. Brad Raulston, Director
Community Development Commission of National City
1243 National City Blvd.
National City, CA 91950

Dear Mr. Raulston:

CERTIFICATE OF COMPLETION
CAL-EPA SITE DESIGNATION COMMITTEE RESOLUTION NO. 00-06
A PORTION OF THE MARINA VILLAGE PROJECT, NATIONAL CITY, CALIFORNIA
VOLUNTARY ASSISTANCE PROGRAM, FILE #H23772-004
FORMER ACE METALS PROPERTY, PARCEL NO. 559-118-02

The Community Development Commission (CDC) of the City of National City, California requested, on December 7, 2000, that the State Site Designation Committee (Committee) designate the County of San Diego Department of Environmental Health (County DEH) as the Administering Agency under Chapter 6.65 of Division 20 of the Health and Safety Code (Sections 25260 *et seq.*) (Chapter 6.65), to oversee the Site Investigation and Remedial Action for the following Assessor Parcel Numbers (APN): 559-118-02, 559-160-11, 559-117-04, -05, -06, -07, -12, -16 and -17 (Resolution No. 00-06). These parcels are located in the area generally bounded by 23rd Street to the north, Bay Marina Drive (former 24th Street) to the south, the I-5 Freeway to the east, and Cleveland Avenue to the west, City of National City. This request also specified that the cleanup would be conducted pursuant to the Polanco Act, under County DEH supervision. County DEH was designated as the Administering Agency by the Committee (see a copy of the Resolution No. 00-06 dated April 13, 2001, attached as Exhibit "A" to this Certificate), and was also selected by the CDC to provide oversight under the Polanco Act.

This Certificate of Completion covers only parcel No. 559-118-02 (formerly Ace Metals property), addressed in Resolution No. 00-06. For the purpose of this Certificate of Completion, "Site" means former Ace Metals Property with APN 559-118-02. It should be noted that the parcels with APN 559-117-04, -05, -06, -07, -12, -16, and -17 are pending remediation and subsequent redevelopment under the Site Designation Resolution No. 00-06 (see attached Exhibit C).

Rore, Inc. (an environmental consultant), on behalf of CDC, submitted the "Property Mitigation Plan-Revision 2" (PMP) to the County DEH on October 4, 2006. The PMP was approved on October 31, 2006. Rore, Inc., on behalf of CDC, submitted the "Property Mitigation Report" on March 22, 2007. Both of these documents were for the Site, former Ace Metals property.

In accordance with Health & Safety Code Section 25264, as the Administering Agency, and after appropriate consultation with other agencies and following a 60-day review period, County DEH has determined that the Site Investigation and Remedial Action at the above-referenced Site has been satisfactorily completed, and that a permanent remedy has been accomplished [25264(b)]. Actions taken are described in the case closure summary attached as Exhibit "B" to this Certificate.

"Environmental and public health through leadership, partnership and science"

As the Administering Agency, County DEH certifies that applicable remedial action standards and objectives were achieved [25263(b)] at the Site, and issues this Certificate of Completion pursuant to Health and Safety Code Sections 25264(b). Except as provided in Health and Safety Code Sections 25264(b) and 25265, this Certificate of Completion constitutes a determination that the Responsible Party, CDC, has complied with the requirements of all state and local laws, ordinances, regulations, and standards that are applicable to the Site Investigation and Remedial Action for which this Certificate is issued [25264(c)].

State law limits the actions that agencies other than the County DEH may take against the Responsible Party, CDC, with respect to the hazardous materials release that was the subject of the Site Investigation and Remedial Action for which this Certificate is issued. See Health and Safety Code Section 25264(c) and (d).

This Certificate of Completion is issued effective this date by the County of San Diego, Department of Environmental Health, as the Administering Agency. The County DEH Voluntary Assistance Program case #H23772-004 will be closed with the issuance of this Certificate of Completion.

Additionally, pursuant to County DEH authority as the designated agency for purposes of the Polanco Act cleanup program, in accordance with California Health & Safety Code Section 33459.3(c), County DEH finds that the conditions of California Health & Safety Code Section 33459.3(l) have been met. Therefore, County DEH hereby certifies that the remedial action plan for Assessor Parcel Numbers 559-118-02 has been completed, and the immunities provided by California Health & Safety Code Section 33459.3 are in effect. These immunities are limited by the provisions set forth in California Health & Safety Code Section 33459.3(g)-(k).

Please contact Dr. Nasser Sionit, at 619-338-2239, if you have questions regarding this matter.

Sincerely,

GARY W. ERBECK, Director
Department of Environmental Health

GWE:NS:kd

Attachments: List of all support agencies
Certificate of Completion Exhibits A, B and C

cc: Don Johnson, Chair, Site Designation Committee
Diane Trujillo-Carrillo, Site Designation Committee
Richard Oppen, Esq., Oppen & Varco, LLP, Counsel for the CDC
Patricia Beard, Community Development Commission of National City